

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

12 Moorina Lane, Mooroolbark Vic 3138

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$765,000

&

\$800,000

Median sale price

Median price \$697,000

House

X

Suburb Mooroolbark

Period - From 01/01/2017

to

31/03/2017

Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
14 Wyuna Wik MOOROOLBARK 3138	\$775,000	07/03/2017
14 Old Kent Rd MOOROOLBARK 3138	\$770,000	07/02/2017
240 Manchester Rd MOOROOLBARK 3138	\$770,000	11/02/2017